

Montana Newsletter

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December - January, 1979-80

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Two Energy Assistance Programs For Low-Income Persons Announced

Local Energy Emergency Prevention & Preparedness

Thousands of low-income Montanans are facing health and life threatening conditions this winter. Projections of supplies of fuel oil indicate that if Montana experiences another winter comparable to last winter, there will be spot shortages. Complicating the potential problems shortages will cause is the dramatic increase in the price of heating oil. Even if fuel is available, many Montanans will face a choice between keeping their house warm and purchasing adequate food to maintain their health.

To reduce the scope or avert the occurrence of problems caused by home heating emergencies, the Community Services Division of the Department of Community Affairs is initiating a Local Energy Emergency Prevention and Preparedness (LEEPP) program through Montana's ten Human Resource Development Councils (HRDC). Under the LEEPP Program, each

HRDC will hire a local LEEPP coordinator, initiate an outreach and survey campaign to identify those low-income Montanans most vulnerable to home heating emergencies, form Local Energy Emergency Prevention and Preparedness councils to set priorities and mobilize local resources and develop and hold public hearings on a LEEPP plan.

Each of the plans developed by the HRDC's will address the following activities: public education and self-help prevention and preparedness, expanded weatherization, conversion to alternative heating sources, energy crisis assistance program activities (see following article) to secure fuel oil or other heating fuels for persons suffering hardships, and increasing the level of energy emergency preparedness in the event that larger scale fuel shortages or supply interruptions develop.

1980 Energy Crisis Assistance Program

The Community Services Division of the Department of Community Affairs has been designated the state agency responsible for administration of Montana's Energy Crisis Assistance Program.

Funds made available under this program must be used for the payment of utility or fuel costs (not including telephone) establishment of a line of credit with a utility or fuel vendor for the primary fuel used by the eligible household; the provision of immediate, short-term assistance in the form of emergency fuel supplies, warm clothing, blankets, replacement of broken window panes or firewood; fuel oil delivery, temporary shelter, nutrition, health and other supportive services and emergency repairs to housing; and direct cash as-

sistance in those cases where a person has paid a fuel bill and is in crisis. Only households with incomes no higher than 125% of the U.S. Community Services Administration Poverty Guidelines or those certified for Supplementary Security Income who are heads of households are eligible. This program will terminate on September 30, 1980, and expenses may not be incurred after this date.

The Division will utilize Montana's ten Human Resource Development Councils (HRDC's) as local delivery agents because of their experience in working with low-income people.

The agencies to contact in your area for further information are:

Randy McIntyre, Energy Advisor
District IX HRDC
234 East Main Street
Bozeman, MT 59715
587-4486

Emma Turner
Action for Eastern Montana
306 North Kendrick
Glendive, MT 59330
365-3364

Gary Gaub, Energy Advisor
Northwest Montana Resource Council
P.O. Box 1058
1st and Main Building
Kalispell, MT 59901
755-1567

Bob Haddock, Energy Advisor
Opportunities, Inc.
P.O. Box 2532
607 11th Street North
Great Falls, MT 59401
761-0310

Bill Kennedy, Energy Advisor
Butte-Silver Bow Anti-Poverty Council
P.O. Box 3486
1100 Delaware
Butte, MT 59701
792-7200

Wayne Cross, Energy Advisor
District IV HRDC
P.O. Box 1509
935 4th Street
Havre, MT 59501
265-6744

Jack Thompson, Energy Advisor
Rocky Mountain Development Council
P.O. Box 721
201 South Main Street
Helena, MT 59601
442-1552

Jim Corrigan, Energy Advisor
District XI HRDC
207 E. Main Street
Missoula, MT 59801
728-3710

Hugh Reynolds, Energy Advisor
District VI HRDC
P.O. Box 302
Roundup, MT 59072
323-2549

Darwin Paffrath, Energy Advisor
District VII HRDC
2518 First Ave. North
Billings, MT 59101
248-7477

Results of Statewide Housing Survey Reported

The University of Montana's Bureau of Business and Economic Research recently published *Housing Needs and Preferences: A Survey of Montana Households* which presents the results of an extensive survey of Montana households conducted for the Montana Board of Housing. The report generated considerable information of interest not only to the general public but particularly to those persons concerned about housing in Montana. Among the highlights were the following findings:

Characteristics of Montana Households

..... Montana households averaged 2.94 persons each in 1978, compared to 3.10 reported in the 1970 Census.

..... Most Montana households are conventional husband-wife types, but approximately one-third are either one person households or are headed by single persons.

..... Almost one-third of the respondent households had lived in their current communities five years or less; most had moved from other places in Montana.

..... Twenty-two percent of the households are headed by women, and 38 percent of the total are headed by persons under thirty-five years of age.

..... The estimated median (middle) income of respondent households was \$15,800 in 1978.

Current Housing in Montana

..... Most Montanans own their own home; 69 percent of the survey participants were either buying their own home or already owned it free and clear.

..... Seventy-two percent of the survey respondents lived in single family dwellings; 15 percent lived in duplexes, apartments, and other multiunit complexes; and 12 percent occupied mobile homes.

..... Approximately one-third of the single family houses in Montana have been constructed since 1960; 59 percent of the multiunit dwellings in the state have been built since then; and about 97 percent of the mobile homes were constructed after 1960.

..... The estimated median rent in Montana at the end of 1978 was \$165 to \$170 per month. Most renters in rural areas occupy single family dwellings; most renters in urban areas reside in multifamily units.

..... The estimated median house (mortgage) payment at the end of 1978 was between \$210 and \$220 per month. Thirty-two percent of respondents buying their homes paid more than \$300 per month.

Housing Needs and Preferences

..... As of January, 1979, an estimated 23,000 Montana households felt a need for different housing in 1979 and had looked for other housing during the latter half of 1978.

..... Among the households looking for other living accommodations, 67 percent were headed by persons thirty-four years of age or younger; 23 percent were multiperson households headed by single persons.

..... Three-fourths of the households looking for other housing reported incomes of less than \$20,000.

..... Most Montanans are happy with their current living conditions: 91 percent of the survey participants rated their present neighborhoods as "excellent" or "good"; 88 percent described their current housing as "excellent" or "good."

..... Respondents' answers to questions about housing preferences brought no surprises. Montanans overwhelmingly prefer single family dwellings with two or three bedrooms, and they would rather buy than rent.

..... Households with incomes below \$10,000 in 1978 were more likely to choose duplexes and apartments, and to choose renting over buying, than were other survey participants.

..... Households headed by retired persons showed a greater interest in apartments than did other respondents; but, like the others, they were less favorably inclined toward condominiums and mobile homes.

..... Fifty-two percent of the survey participants looking for other housing said their maximum rent or mortgage payment needed to be \$250 or less per month; 27 percent gave amounts between \$250 and \$400; 10 percent put themselves in the \$400 to \$500 bracket; and 11 percent said they could pay more than \$500. These figures do not include utilities, taxes or insurance, or related items.

..... Residents of the larger urban counties were willing and/or able to make higher rent or housing payments than were people living in the smaller counties.

..... Significant proportions of the households looking for other housing consider condominiums and mobile homes to be acceptable housing alternatives.

..... Of the estimated 23,000 established households seeking different housing in 1979, approximately 19,700 had incomes of less than \$20,000 in 1978.

..... Two-thirds of all households with incomes below \$20,000 and looking for other housing were located in the seven largest counties: Cascade, Flathead, Gallatin, Lewis and Clark, Missoula, Silver Bow, and Yellowstone.

..... As of January, 1979, an estimated 15,200 Montana households eligible for home financing under Montana Board of Housing Programs wanted to purchase homes during 1979.

Copies of the full report are available for \$3.00 from the Bureau of Business and Economic Research, University of Montana, Missoula, MT 59801, and from the Montana Board of Housing, Mitchell Building, Helena, MT 59601.

Historic Preservation Grant Program Deadline Nears

The Historic Preservation Program of the Montana Historical Society has announced a December 31, 1979, deadline for submission of grant applications for FY 1981 historic preservation grants. The Society also announced full funding of their FY 1980 application by the U.S. Department of Interior's Heritage Conservation and Recreation Service. Already approved applicants for the FY 1980 grants will share \$660,500, a substantial increase for the state program and a significant achievement in the face of a decreased funding level for the program nationwide. Grants are awarded for 50% of project costs.

Applications for FY 1981 will be accepted for three project categories:

1. **Historic property surveys** to provide inventories of all properties suitable for nomination to the National Register of Historic Places. Inventories will provide communities applying for federal funds the documentation necessary to comply with Section 106 of the Historic Preservation Act. The Act requires applicants for federal programs to assure the federal agency that

no funds are intended to destroy historic properties. An inventory is also an important basic document for communities interested in developing a local rehabilitation and preservation program for historic properties.

2. **Plans and specifications** projects for rehabilitation and restoration are also funded under the program. Eligible properties must be suitable for nomination to the Historic Register.

3. **Development** grants for actual restoration work are awarded to owners of properties which are on the National Register of Historic Places.

The Historical Society may apply for \$775,000 or 2½ times the FY 1980 award for FY 1981 survey and specification projects and \$175,250 or 1½ times the FY 1980 award for FY 1981 development grants. There are no eligibility restrictions for the Historic Preservation Program. Public and private groups and individuals are invited to apply. For further information contact Edrie Vinson, Montana Historic Preservation Office, 225 North Roberts, Helena, MT 59601. Telephone 449-4585.

Annexation Interim Committee Reviews Statutes

The Interim Legislative Study Committee on Annexation met for the second time on Friday, October 26, to gain background knowledge of Montana's annexation statutes and their legislative and judicial history. The members also compared Montana's laws with those of other western states. After listening to representatives of cities, rural fire districts, and others relate problems with the annexation process, the Committee voted to consider for further discussion several proposals which would attempt to alleviate some of those problems. At a meeting in Billings, tentatively set for January 11, and at future working meetings in Missoula, the Committee will discuss the following proposals and accept public comment on these as well as on other problems and possible solutions raised at the meetings:

1. Provide that all freeholders, regardless of residency, be given the same rights in areas in which their property is proposed to be annexed;

2. Make clear that the exception for mutual waiver of services enacted in Chapter 642 (1979) applies to continued provision of fire protection services by a volunteer fire department in a newly annexed area—if the city and fire district agree to do so;

3. Retain protest provisions in all instances except for:

- a) areas blocking annexation of noncontiguous city-owned land, including industrial parks and utilities;
- b) all areas totally surrounded by property within the city except bona fide agricultural land — a prohibition against "strip annexation" would accompany this change;
- c) contiguous high density land, whether within or without a fire district with a voluntary continued service agreement; and
- d) contiguous industrial and manufacturing land;

4. Reconcile annexation and subdivision laws so that unnecessary duplication is eliminated when an area is subdivided and annexed simultaneously; and

5) Provide for compensation for equipment and property of service districts when property in those districts is annexed.

For further information regarding the Committee meetings to be held in Billings and Missoula, interested persons should contact Deborah Schmidt at the Montana Legislative Council, telephone 449-3064.

Institutional Buildings Grants Program Plans Energy Audit Workshops

Over \$1.6 million is available to Montana schools, hospitals, local governments and public care facilities to reduce energy consumption. The federal National Energy Conservation Policy Act of 1978 authorizes the Montana Department of Natural Resources and Conservation (DNRC) to administer a two-part program to increase the energy efficiency of many public buildings.

The program, administered by DNRC's Energy Division, will provide up to 50 percent of the money required to reduce energy consumption through energy-use studies and remodeling for energy efficiency.

Phase I of the grant program provides matching funds for energy audits of public buildings. First, a preliminary energy audit is conducted to determine the basic energy consumption characteristics of a building. Then, an energy audit determines operating changes or maintenance actions that might improve the building's energy efficiency. The energy audit also lists energy conservation measures requiring capital expenditures and assesses the building's potential for using renewable energy.

Phase II of the program provides matching funds for technical assistance programs and installing energy conservation devices. The technical assistance program includes a detailed professional analysis of the building. The potential for conserving energy and conversion to solar or other renewable energy sources is studied. To be eligible for a technical assistance grant, institutions must implement the cost-effective operation and maintenance procedures identified in the Phase I energy audit. The technical assistance step is the last step for local government buildings and public care facilities. Schools and hospitals will be offered financial assistance for installing devices designed to reduce energy consumption or to allow the use of renewable energy sources.

The Energy Division will be conducting Phase I Energy Audit training workshops in January, February, and March of 1980. The Division encourages institutional administrators to arrange for an in-house staff person to attend one of these workshops. Each workshop will be conducted by the grant program's mechanical engineer and a program administrator.

Completion of an Energy Audit workshop will qualify the attendee to conduct a federally-recognized energy audit. An additional benefit for those institutions which have a representative attend a workshop will be the availability of a trained energy conservation specialist who can actively monitor energy consumption and make recommendations that will significantly alter energy use patterns.

The Institutional Buildings Grants Program will pay for one-half of energy audit costs up to a maximum

based on the building size. The cost of attending the workshop may be used as part of the institution's match.

Montana Institutional Building Grant Program Energy Audit Workshops Dates / Locations

January 10 and 11 - Billings
January 17 and 18 - Kalispell
January 22 and 23 - Missoula
February 7 and 8 - Bozeman
February 14 and 15 - Sidney
February 28 and 29 - Lewistown
March 3 and 4 - Butte
March 13 and 14 - Great Falls
March 20 and 21 - Havre

Pre-registration is required for the workshops. For further information contact Chris Picotte or Fred Easy, Energy Division, Montana Department of Natural Resources and Conservation, 25 South Ewing, Helena, MT 59601, (telephone) 449-3940.

New UDAG Communities Announced

The October 30th *Federal Register* published the long-awaited list of additional small cities which meet the standards of distress for preliminary eligibility to apply for HUD's Urban Development Action Grant (UDAG) program. New data from the Bureau of the Census published in the *Federal Register* on June 8, 1979, was applied to all small cities in the state and resulted in the addition of 16 communities to the UDAG eligible list. The following communities may now apply for final eligibility to participate in the UDAG program.

Bridger	Lewistown
Circle	Malta
Culbertson	Missoula
Cut Bank	Opheim
Darby	Three Forks
Geraldine	White Sulphur Springs
Joliet	Wibaux
Jordan	Winnett

The UDAG program is designed to stimulate economic development activities in distressed communities. Central to a competitive proposal is a strong public/private partnership demonstrated by a financial commitment of \$5 or more for every UDAG dollar requested. The stronger the private commitment the more competitive the proposal. Before submitting a proposal a community which is on the eligibility list must request final eligibility status from HUD. To complete this process a community must submit data on public employment to enable evaluation of its equal employment efforts and information on assisted housing in the community. The final eligibility application should also include a brief description of a proposed project, a pre-

(Continued on next page.)

New UDAG Communities, Continued . . .

liminary budget and a description of the project management capabilities of the community. The UDAG program has fostered many exciting development projects nationwide and offers great opportunities for small cities in Montana. Industries have been able to expand using UDAG dollars for needed streets or water or sewer facilities, and declining commercial areas have been rehabilitated with UDAG assistance.

For application forms or assistance with the UDAG final eligibility process contact Ann Mulroney in the

Community Development Division at 449-3757. The Montana UDAG representatives in the HUD Denver office are Ted Zelio and Howard Buckholter, Executive Tower Inn, 1405 Curtis, Denver, Colorado 80202. Their telephone number is (303) 837-3207.

Three communities previously eligible for UDAG participation were excluded from the list as a result of the new data application. Laurel, Sunburst, and Scobey are no longer eligible but may submit an application during May of 1980 if they complete the request for final eligibility by March 1, 1980.

Five Valleys District Council Fosters Business Growth

Recently, Pat Landon of the Golden Triangle Development Corporation reported for this newsletter activities of several local development corporations. Such corporations are becoming more active throughout the state, and DCA's Community Development Division hopes that periodic reports of their activities will both stimulate interest in this important economic development technique and foster information sharing among local corporations and others involved with economic development activities. Mike Halligan, of the Five Valleys District Council, submitted the following report on the activities of their regional development corporation:

When a general purpose local government does not involve itself in programs or activities that extend its economic development role beyond the traditional planning, zoning and public works projects, expanded community planning and development activities can still be accomplished through a non-profit public or private development corporation. Although the average development corporation is usually comprised of citizens with diverse social and economic backgrounds from a single jurisdiction, areawide or regional economic development organizations representing many political jurisdictions are also widely used. Five Valleys Development Corporation is an example of a multi-county, non-profit, public development corporation whose members include the counties of Mineral, Missoula, and Ravalli and all of their cities and towns. Nine county commissioners, seven representatives from the cities and towns and seven citizen board members serve on the corporation policy board and work toward the realization of economic development goals. The corporation describes its goals as follows:

. . . To further the economic development of the Five Valleys Area; to promote and assist the growth and development of business concerns, especially small business concerns; and to benefit the area by assisting in attaining increased employment opportunities, payroll, business volume and corresponding factors . . .

The joint staffing and coordinated program which the Five Valleys Development Corporation has established with the Five Valleys District Council has enabled the Corporation to develop a unique function among Montana development corporations. The Five Valleys District Council is designated as an Economic Development District by the U.S. Economic Development Administration (EDA). Economic Development Districts are widely used by EDA to coordinate the planning and implementation activities of their programs. The relationship between the Corporation and the Five Valleys District Council precipitated an agreement between EDA and the Corporation to administer a business loan issued to the Ravalli County Creamery, Inc., a major employer in the Hamilton area. Although a development corporation's involvement in a business loan transaction is nothing new, unique in this package is the provision that the loan be re-paid to the Five Valleys Development Corporation rather than to the federal agency (EDA). The short and long run benefits associated with a loan of this nature are:

1. Immediate working capital, that was not previously available, is injected into a labor intensive business whose solvency depended on the immediate receipt of additional funds. In the case of the Ravalli County Creamery, the loan prevented the closure of the plant and a loss of 40 jobs;

2. As the loan is repaid to the development corporation, the money will be recycled back into the county for additional business development activities. The revolving loan program will provide capital for start-up, operation, and expansion of businesses when funds are not available from private lending institutions;

3. Utilization of the interest received on the loan principal for administrative staff directly responsible for technical assistance to commercial enterprises will help insure the continuation of the program and will ultimately result in a more professional, on-going approach to meeting the development corporation's economic development goals.

(Continued on next page.)

Five Valleys District Council, Con'd . . .

It is still too early to evaluate the overall, long-term impact of the Five Valleys Development Corporation's efforts to promote economic stabilization, diversification and growth in the tri-county area. However, reliance on the active utilization of the development corporation has enhanced the area's economic planning capacity, provided direct technical assistance to citizens and businesses, produced an environment for greater cooperation among existing planning and development groups, and provided financial assistance to individuals from the private and public sector to create employment and increased earnings for residents of all three counties.

Because development corporations are flexible, legally responsible and administratively efficient mechanisms that can perform a wide variety of community planning and development activities, they will undoubtedly play a greater role in determining the economic stability of many Montana communities in the future.

Montana Joins Census Center Program For 1980

In anticipation of a dramatic expansion in census data use following the 1980 Census of Population and Housing, the Bureau of the Census has proposed the State Census Center Program in order to provide more extensive analytical capabilities and user services in each state, through a cooperative effort of state agencies and universities. The new program design incorporates ideas and approaches gained from several sources, including the important experience of Summary Tape Processing Centers that provided user services of varied scope in connection with the 1970 Census.

The basic concept of the State Census Center Program involves state-related organizations operating data delivery and user services facilities based upon a standardized model in cooperation with the Bureau of the Census. Work required to achieve the objectives of the program was set forth in an agreement between the Bureau of the Census and the State of Montana entered into on November 1, 1979.

The objectives of the Montana State Census Center are to expand the orientation and technical assistance in data access and use for research, administration, planning, and decision making by state and local governments, the business community, academia, and other interested users; to improve access to and extend use of Census Bureau statistical resources; to moderate the costs to data users, particularly in obtaining computerized data; to provide a feedback mechanism to identify needed improvements in census data products, and to identify techniques for assisting people in using

the data; to encourage the integration of census and other statistics to create an improved basis for decision making; and to coordinate state agency statistical resources to minimize unnecessary duplication.

DCA's Research and Information Systems Division will coordinate Montana's Census Center Program, with major assistance to be provided by the Montana State Library. The Montana Census Center will provide a variety of services including computer processing of census tapes, data analysis, and technical assistance to census users. Training sessions will be provided for all interested users. The Census Center will also prepare indicator and general analysis of demographic and economic characteristics of the state and substate areas. Computer processing of census data will be available on a cost reimbursable basis to all users.

For further information contact R. Thomas Dundas, Administrator of DCA's Research and Information Systems Division, (telephone) 449-2896.

Draft Rehabilitation Guidelines Proposed by HUD

For a number of years it has been thought that building codes, which are oriented to regulation of new construction, impede housing rehabilitation projects. In response to Section 903 of the Housing and Community Development Amendments of 1978, the U.S. Department of Housing and Urban Development has developed model rehabilitation guidelines for voluntary adoption by states and communities to be used in conjunction with existing building codes by state and local officials in the inspection and approval of rehabilitation projects.

HUD is inviting public comment on the draft rehabilitation guidelines it has prepared. Based on public comment received, HUD will revise the draft guidelines and publish the final rehabilitation guidelines not later than April 30, 1980.

HUD is also seeking comment and recommendations on other areas where rehabilitation guidelines should be developed or research should be undertaken and is soliciting other comments and suggestions that would minimize the adverse impact of new-construction oriented building codes on rehabilitation projects.

The draft rehabilitation guidelines can be found in the November 5, 1979, *Federal Register* beginning on page 63759. Public comments on the guidelines are due by December 31, 1979. Comments should be submitted to:

Robert J. Kapsch, Program Manager
Division of Energy, Building Technology and
Standards, Room 8164
Department of Housing and Urban Development
Washington, D.C. 20410
Telephone: (202) 755-8154

County Compensation Board Meets

The first meeting of the County Compensation Board was held in Helena on November 9. The eight-member board was established by the 1979 Legislature to address problems involving the salaries of elected county officials and to make recommendations on its findings to the 1981 Legislature. Specific duties assigned to the board include:

1. to review the salaries actually paid to elected county officials and compare them to comparable positions in the private sector and in other states;
2. to recommend "equitable statewide salaries"; and
3. to recommend at least one procedure to be used in setting the salaries of elected county officials that the board feels may reduce the need for "regular legislation."

Walter L. Hammermeister, Pondera County Sheriff, was elected board chairperson and Bonnie Miller,

Powell County Clerk and Recorder, was elected vice-chairperson. In other business, the board adopted a temporary work plan and decided that each association of elected county officials would be asked to make a presentation to the board on the distinguishing job responsibilities of its officers. Representatives for clerks and recorders, county attorneys and county superintendents will make presentations at the board's January meeting; similar presentations will be made by the sheriffs, treasurers, and assessors in February.

Other board members include:

Bill Brinkel, Stillwater County Commissioner
Kathryn Humphrey, Judith Basin County Clerk of Court;
Glennadene Ferrell, Lake County Superintendent of Schools;
Willis McKeon, Phillips County Attorney;
Sally Jo Price, Mineral County Assessor; and
Mary Westermarck-Svare, Toole County Treasurer.

The next meeting of the board will be January 18, 1980, in Room 104 of the State Capitol beginning at 9:00 a.m.

Indian Jobs/Skills Bank Created

The Administration for Native Americans (U.S. Department of Health and Human Resources, formerly Department of Health, Education, and Welfare), and the Division of Indian and Native American Programs (U.S. Department of Labor) are sponsoring the development of an Indian Jobs/Skills Bank. The Jobs/Skills Bank is designed to help qualified Indian applicants identify and apply for vacant positions in the federal service and will assist the participating federal agencies in fulfilling their affirmative action requirements.

ACKCO, Inc., an American Indian professional services firm in Boulder, Colorado, has contracted to design and field test the matching system of the Jobs/Skills Bank.

During the field test phase of the Jobs/Skills Bank project, the Bank's services are limited to federal jobs at the GS-9 level and above. Requirements for jobs in the Civil Service are based on general and specialized experience and involve "progressively responsible experience," meaning experience in which a worker has demonstrated the ability to assume new and greater responsibilities and to increase his/her skills.

The general requirement for positions at the GS-9 level is three (3) years of progressively responsible experience in administrative, managerial or technical capacities. Four (4) years of education toward a bach-

elors degree may, in some cases, be substituted for some or all of the general experience requirement.

The specialized requirement for positions in the GS-9 range is two (2) years of progressively responsible experience in an area which is specifically related to the job for which the person is applying. Education substituted for specialized experience must be at the post-graduate level and job related.

Thirty (30) federal agencies are presently participating in the project by providing the Jobs/Skills Bank with announcements of vacant positions within their organizations.

ACKCO, Inc. is soliciting applications from Indian people who are eligible for placement under either Indian preference or affirmative action provisions and who wish to use the Jobs/Skills Bank service to seek federal employment at the GS-9 level and above.

For further information, write:

Office of the Coordinator of Indian Affairs
Department of Community Affairs
1424 9th Avenue
Helena, Montana 59601
449-3702

Single Audit Concept For Federal Programs Nears Implementation

Last June, the General Accounting Office issued a report entitled "Grant Auditing: A Maze of Inconsistency, Gaps, and Duplication That Needs Overhauling". The report concluded that federal agency audits of the use of federal grant funds are uncoordinated, ineffective, and inefficient. About 80 percent of grant funds in GAO's sample had not been audited at all by federal agencies, while others had been audited repeatedly. The report recommended overhauling federal laws, policies, and agency procedures to provide single, coordinated audit coverage of grant recipients.

In response to the GAO report, the Office of Management and Budget (OMB) published final regulations in the October 22, 1979, *Federal Register* for single audits of federally-assisted grants to local governments. These requirements also appear in OMB Circular A-102 "Uniform Administrative Requirements for Grants-In-Aid to State and Local Governments." The regulations provide for independent audits of financial operations, including compliance with certain provisions of federal law and regulation. The requirements are established to insure that the "single audits" are made on an organization-wide basis rather than on a grant-by-grant basis. Financial statements must be presented in accordance with generally accepted auditing standards.

Newsletter readers interested in the new single audit regulations may obtain copies by writing to the Office of Management and Budget, Financial Management Branch, Budget Review Division, Washington, D.C. 20503.

Water System Planning Assistance Available

Water system planning and capital improvements are consistent priorities with Montana communities. Clayton Hoffman from the Old West Rural Water Office in Bismarck, North Dakota compiled the following summary of Old West's excellent technical assistance program for water system planning.

The Old West Rural Water Office was established through a grant from the Old West Regional Commission. The Commission is a federal-state partnership designed to solve regional economic problems and to promote orderly growth in the five states of Montana, Wyoming, Nebraska, South Dakota, and North Dakota.

The Old West Commission approved funds in September, 1977, for the creation and operation of a

specific program to serve and aid the development of rural and small community water systems in the five states. The Old West Rural Water Office operates as a branch of the Governors' Natural Resource Council.

The grant program addresses various phases of developing a central water supply system and can provide services for people in the following areas:

- Planning, information, and the collection of technical data.
- Engineering analysis and designs.
- Hydrologic and legal advice and analysis.
- Project assessment and economic feasibility.
- Financial assistance in development of an area-wide water source.
- Contact with potential funding sources.

The Rural Water Office has a complement of technical staff personnel and is aided in its work by an advisory board. Representation on the board consists of two members from each participating state (a state water resource official and a private citizen involved in rural water development). The board examines incoming applications for assistance, makes policy and reviews the progress of the program.

Communities and rural areas faced with water quality, quantity, or distribution problems and interested in the potential benefits of improving or developing a central water system should contact the Old West Rural Water Office, 1533 N. 12th Street, Bismarck, North Dakota 58501. Telephone: (701) 224-2460.

Transit Conference Held

On November 8th and 9th, transit operators, transit board members and local officials from communities in Montana, Wyoming, Idaho, North Dakota and South Dakota met at the Yellowstone Inn in Livingston for the fourth annual Small Cities Urban Transit Conference. The Conference, sponsored by the Montana Department of Community Affairs, was oriented toward the development, management and operation of general urban transportation systems. Agenda items included the availability of federal funds for transit; management options; incorporation of social service transportation with general transit; the design and construction of maintenance and storage facilities; and a description of the Department of Transportation small cities and rural transportation program.

Publications of Interest



Foundation Directory Revised

Public and private agencies, groups, and institutions planning to seek funding for their programs from non-governmental, grant-making foundations will be interested in the recently published *Foundation Directory, Edition 7*. The *Directory* gives complete descriptive information on the 3,138 largest foundations in America—accounting for 93% of all foundation assets in the country. The listings give a statement of purpose for each foundation, along with financial information, names of key officers, and grant application procedures. Also included in the volume is a guide to foundation policies and procedures, with excerpts from foundation announcements and guidelines for grant seekers. Four indexes give the grantsperson information on state and city locations (to help identify locally oriented foundations), personnel (names of donors, trustees, and administrators), foundation names, and fields of interest.

Published by the nonprofit Foundation Center, the *Directory* costs \$40.00, plus a \$1.50 postage and handling charge. It may be ordered from the Columbia University Press, 136 South Broadway, Irvington, New York 10533. A companion volume, *The Foundation Grants Index, 1978*, is a comprehensive summary of the past year's grants. It has a key-word index to pinpoint grants in a variety of subject areas, an index of recipients, and a description of every grant of \$5,000 or more awarded in 1978 by nearly 400 of the nation's largest foundations. The *Index* is available for \$20.00 per copy from Columbia University Press.

★ ★ ★ ★ ★

Linking Future With Past, Planning for Economic Development by Avrom Bendavid-Val of the U.S. Economic Development Administration (EDA) is an excellent planning manual available from Miki Lofft, the Montana EDA representative, Federal Office Building, Drawer 10061, Helena, 59601 (telephone 449-5221) or Ann Mulroney of the Community Development Division of DCA, Capitol Station, Helena, 59601 (telephone 449-3757). The manual is very action oriented and is particularly appropriate for communities beginning Overall Economic Development Plans for EDA or interested in establishing a permanent process for accomplishing community and economic development activities.

From the Urban Land Institute:

Condominium and Homeowner Associations That Work: On Paper and In Action has just been published by the Urban Land Institute (ULI) and the Community Associations Institute. According to ULI, the book is particularly important because homeowner associations can add to the stability of residential developments and provide services to complement local government efforts if they have a "sound legal basis, a viable financial structure and good management." The book emphasizes drafting the necessary legal documents and operating the association. Cost is \$16.

★ ★ ★ ★ ★

Cost Effective Site Planning: Single Family Development suggests money-saving alternatives to the traditional single-family house. Challenges conventional site plan practices and calls for more realistic development standards. Provides a detailed comparison of cluster vs. conventional planning in terms of site development costs and land utilization. Contains a compilation of proven planning techniques extensively illustrated with site plans, graphs, etc. Guides community officials and builders in achieving more cost effective and creative land use, design standards, and housing arrangements. 143 pages. Cost is \$12.50

★ ★ ★ ★ ★

Residential Erosion and Sediment Control is a comprehensive guide to techniques and methods of erosion and sediment control. Clearly identifies principles and new techniques for planners, engineers, architects, developers, and public officials. Of particular interest to those involved in residential development, and also applicable to any development involving a large land area, such as industrial parks, office parks, and shopping centers. 63 pages. Cost is \$10.00

★ ★ ★ ★ ★

Residential Streets sets forth principles and design concepts for residential streets. A guide to functional, durable, cost-effective residential street improvement design. 48 pages. Cost is \$7.50.

★ ★ ★ ★ ★

Residential Storm Water Management is a re-evaluation of the basic concepts of storm water management, drawing on past practices to offer a new emphasis for objectives, principles, and design considerations. The publication offers complete explanations, definitions, and alternatives for storm water management. 64 pages. Cost is \$7.50.

Order from the Urban Land Institute, 1200 Eighteenth Street, N.W., Washington, D.C. 20036.

★ ★ ★ ★ ★

(Continued on next page.)

Publications of Interest, Continued . . .

From the American Planning Association:

The Citizen's Guide to Planning, Herbert H. Smith, Second Edition, revised and enlarged. 1979. 208 pp. \$7.95; \$6.50 ea. for 10 copies or more. Smith's *Guide* is the perfect introduction to planning. The first edition of Smith's work served the planning community for nearly 20 years and went through seven printings. The *Citizen's Guide* has now been revised and expanded to suit the needs of a new generation of people involved in planning. Providing a comprehensive overview of the field, Smith's book introduces the planning process and its history. It not only explains the role of the planning board and planning professionals but also devotes separate chapters to such topics as master plans, the intricacies of zoning, the regulation of land subdivision, capital improvement programs, and the relation of planning to school boards, community development functions, and the citizen.

★ ★ ★ ★ ★

Saving Farms and Farmlands, William Toner, Planning Advisory Service Report No. 333. 1978. 46 pp. \$5. A study of the problem of preserving prime agricultural land, the book contains specific suggestions for preservation programs—how to involve planners, farmers, and developers; how and where to find important background data; how to protect natural systems and resources; and how to conduct and utilize soil surveys, to name just a few.

Saving Farms and Farmlands includes step-by-step descriptions of preservation techniques. The chapter entitled, "A Down to Earth Planning Process," for example, describes methods of increasing community and political support for agricultural land preservation. Another chapter analyzes three preservation techniques: quarter/quarter zoning, large lot zoning, and sliding scale zoning. Sample ordinances are included.

Order from the American Planning Association, 1313 East Sixtieth Street, Chicago, Illinois, 60637.

★ ★ ★ ★ ★

Strategy and Tactics in Municipal Zoning has been revised by its author, Clan Crawford, Jr., to cover municipal zoning changes during the past decade, particularly those involving environmental concerns. The book also covers building restrictions, easements, business regulations, spot zoning, and strip zoning, among other topics. The \$27.95 book is available from Prentice-Hall, Inc., Englewood Cliffs, N.J. 07632.

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Others:

The Department of Natural Resources and Conservation is offering Montana homeowners some free advice on conserving energy in a new 288-page paperback book. The book discusses insulation, fireplaces and heating stoves, heating and air conditioning, home heating in an emergency, passive energy design, solar hot water systems, energy tax credits, and various energy conservation methods. The book is available free to Montana residents. For a copy of the *Montana Energy Saving Handbook for Homeowners*, write the Energy Division, Montana Department of Natural Resources and Conservation, 25 South Ewing, Helena, MT 59601.

★ ★ ★ ★ ★

Missoula Area Attitudes Toward the Forest Industry. This report presents the results of an extensive personal interview survey designed to measure public opinion in the Missoula area about the lumber and wood products industry. Conducted by the University of Montana's Bureau of Business and Economic Research, the survey's primary objective was to determine public attitudes toward, and perceptions of, the industry. A secondary objective was to determine public opinion on a number of issues related to forest industry activity, such as concern with environmental problems, conflict between commercial and recreational use of national forests, and governmental regulations affecting lumber practices on federal lands. Missoula residents showed a surprisingly balanced view on these issues. Copies of the report are available for \$3.00 from the Bureau of Business and Economic Research, University of Montana, Missoula, MT 59812.

★ ★ ★ ★ ★

DCA's Community Development Division has copies of three new publications available for public distribution:

Montana's Local Planning Legislation (\$1.40 ea.) contains those statutes covering planning boards and local government planning, regulation of subdivisions, and zoning. Amendments made by the 1979 Legislature are included and the statutes are organized in accordance with the new Montana Code Annotated.

★ ★ ★ ★ ★

Annexation Laws of Montana 1979 (\$1.10 ea.) contains those statutes covering annexation of land within incorporated limits. The annexation laws reflect 1979 legislative amendments and the revised organization of the new Montana Code Annotated.

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(Continued on next page.)

Publications of Interest, Continued . . .

A Key to Filing Requirements of the Montana Subdivision and Platting Act and the Montana Sanitation in Subdivision Act (\$.55 ea.). The above acts were passed, respectively, in 1973 and 1967. Since that time subsequent legislatures have amended the acts, state departments have adopted and amended administrative rules, and the Attorney General has delivered several legal opinions in regard to specific language in the acts. As a result, a good deal of confusion exists at the time of filing as to what constitutes a valid certification, what documents must accompany the filed document, and what information must be on the face of the survey document to be in compliance with the law. The key is designed to outline all pertinent requirements of law in order to legally file a survey document.

Copies of these three publications can be ordered from DCA's Community Development Division, Capitol Station, Helena, Montana 59601, (telephone) 449-3757.

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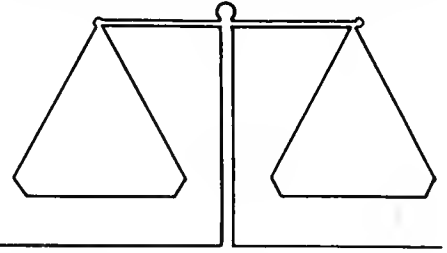
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Attorney General's Opinions Released:



Certificates of Title For Subdivisions

Attorney General Mike Greeley has issued an opinion (Vol. 38, Op. 48) that the "sunsetting" of the state board of abstractors by the 1979 Legislature did not eliminate the requirement of the Montana Subdivision and Platting Act (section 76-3-612, MCA) that subdividers submit certificates of title with final plats. Greeley noted, however, that by implication the abolition of the board did repeal the Act's requirement that the certificate of title be prepared by a licensed title abstractor. The opinion does not discuss who is authorized to prepare the certificates.

The Attorney General further noted that a title insurance policy may not be substituted for the required certificate of title because such a policy does not detail the status of title.

Sewer and Water Districts

In another opinion (Vol. 38, Op. 47) the Attorney General has held that when no registered voters reside within an area encompassed by a proposed sewer and water district, the district may be initiated by petition of all the non-resident, corporate owners of property located within the district.

By statute a water and sewer district may be initiated only upon the filing with the county commissioners of a petition signed by at least 10 percent of the "registered voters of the territory included in the proposed district" (section 7-13-2204(1), MCA). In this opinion Greeley noted that although Montana statutes do not specifically provide for the creation of water and sewer districts in areas where there are no registered voters, it was the Legislature's intention to prohibit the use of districts in such cases.

3200 copies of this public document were published at an estimated cost of 25.75¢ per copy, for a total cost of \$824.00, which included \$448.00 for printing by Creative Press of Helena, \$144.00 for assembly, labeling and sorting by the Helena Rehabilitation Industries, and \$232.00 for postage.

Montana Newsletter

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